

Monument Hill Property Owner's Association

Minutes of February 10, 2022

Board of Directors Meeting

Directors in attendance: Mark Hermes, Cleo Schneider, John Etue, Mike Wallace, Tracy Head

Directors absent: none

Visitors: None

Meeting called to order: at 5:37 p.m. by President Mark Hermes.

Approval of minutes from January 13, 2022 meeting: Mike Wallace made a motion, seconded by John Etue, to approve the Minutes from the January 13, 2022 regular board meeting as presented. The motion passed.

Treasurer's Report: Mike Wallace

- ~ Checking balance (1/27/22): \$33,198.22; reflects an increase of \$5,317.36
- ~ No extraordinary items for the month
- ~ Delinquent accounts (1/31/22): \$1,846.39; reflects an increase of \$1,356.41
- ~ the property located at 201 Richard Rd (shown owned by Alice Rodgers Estate but, according to her son, HUD now owns the home) was assessed an additional \$300.00 for yard maintenance performed by MHPOA in December 2021, bringing the now past due account balance to \$480.00. When the property finally sells, all past due amounts will be collected prior to closing.

Cleo Schneider made a motion, seconded by John Etue, to approve the January 2022 Treasurer's Report. The motion passed.

Restrictions:

- (a) **Complaints (201 Richard Rd.) for unkempt yard and nuisance:** The Board has continuously discussed this. No action is needed at this time, and it should be removed from future agendas unless action becomes warranted again.

New business:

- (a) **Annual election of board members – potential candidates:** Cleo Schneider and Mark Hermes will rotate off the Board in July. Suggestions and help on recruiting candidates are needed. The need for individuals to serve on the Board should be included in the Spring Newsletter.
- (b) **Consider annual renewal of Noon Lions Club Flag Program:** John made a motion, seconded by Mike Wallace, to continue participating in the Noon Lions Club Flag Program during 2022, at a cost of \$600.00 annually. The motion passed.
- (c) **Esplanade maintenance – scope of work:** Bids need to be obtained for the esplanade maintenance within the Association. A comprehensive scope of work needs to be written, and approved by the Board, prior to seeking bid proposals, in order to ensure all proposals/estimates received are equal in their scope of work. There was discussion of placing an ad in the Fayette County Record requesting bids and including the scope of work.

- (d) **Spring Newsletter – ideas, topics, etc.:**
 ~ Volunteers needed to serve on MHPOA Board of Directors
 ~ An update on the County and mowing along Country Club Drive (Hurricane Harvey homes)
 ~ Volunteers for cleaning of street signs throughout Association, with cleaning materials provided by Association.
- (e) **Street sign / stop sign visibility improvement:** Tracy Head will check with La Grange High School club sponsors to see if there are any groups that may be interested in assisting with this project. Some clubs require community service hours. Cleaning of stop/yield signs or any county signs would not be included as these are owned and maintained by the County. The Board will inform the County Commissioner that the signs need attention. John Etue made the suggestion to have the County Commissioner come and visit with the MHPOA at least twice a year. Cleo Schneider made a motion, seconded by Tracy Head, to contact the County Commissioner and request him to attend the next meeting. The motion passed.
- (f) **Resolution approving the dividing of James & Rebecca Keating's lots (Frisch Auf, Section 3, Lot 20, Fraction of Lot 21 and Reserve A, Tract 3) into two equal tracts (0.361 acres each) that are being sold to the current adjoining property owners on either side (McCubbin and Watson):** The 1st quarter 2022 dues on the above cited lots have not been paid by Mr. & Mrs. Keating. Currently, a total of \$60 is owed. Mike Wallace made a motion, seconded by Cleo Schneider, to approve and adopt the Resolution approving the dividing of the above cited lots as requested; however, signing of the Resolution will be postponed until either the dues have been paid in full, or written confirmation is received from Clear Title indicating that the past due assessment of 1st quarter 2022 dues will be handled through closing and that Clear Title will be responsible for issuing checks to the MHPOA for the same. The motion passed. Once executed, a copy of the signed Resolution, and proof of payment of all dues, will be attached to the Minutes as a permanent record.

The next regular meeting is scheduled for Thursday, March 10, 2022, at 6: 30 p.m.; however, the date, and time, may need to be changed due to Director's, and their children's, involvement in Spring sports. The meeting will be held at the Association office, located at 100 Country Club Drive, La Grange, Texas.

John Etue made a motion, seconded by Mike Wallace, to adjourn the meeting. The motion passed.

The meeting was adjourned at 6:03 p.m.


 Tracy Head, Secretary


 Mark Hermes, President

**MONUMENT HILL
PROPERTY OWNERS ASSOCIATION**

100 Country Club Drive
La Grange, TX 78945
(979) 968-5514

February 10, 2022

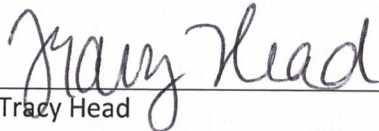
Mr. Benjamin Wm. Schovajsa
Schovajsa, Mayer & Klesel, LLP.
236 West Colorado
La Grange, TX 78945

Re: Monument Hill, Section 3, Lots 20, 21 and a portion of Monument Hill, Reserve "A"

Dear Mr. Schovajsa,

At a meeting held February 10, 2022 by the Board of Directors of the Monument Hill Property Owners Association, the following action was unanimously approved by all the directors:

RESOLVED, that the Monument Hill Property Owner's Association has reviewed the proposed subdivision of Lots 20 and 21, of Monument Hill, Section 3, and a portion of Monument Hill, Reserve "A", as shown and depicted on surveyor's plat dated November 17th, 2021 prepared by Timothy D. Hearitige, R.P.L.S. No. 5036, whereby Tr. 1, 0.361 acre, is being conveyed to the adjoining tract owner, Mark McCubbin and Jaclyn N. McCubbin, and Tr. 2, 0.361 acre, is being conveyed to the adjoining tract owner, James Watson and Vicki Watson, and the Monument Hill Property Owner's Association after consideration of the facts and evidence presented has found such subdivision to be in accordance with the spirit of the regulations and covenants of Monument Hill and hereby confirms and agrees to said subdivision.



Tracy Head
Secretary

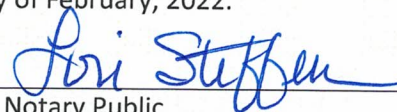
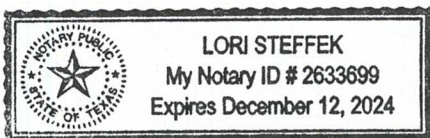


Mark Hermes
President

THE STATE OF TEXAS
COUNTY OF FAYETTE

BEFORE ME, the undersigned authority on this day personally appeared MARK HERMES and TRACY HEAD, President and Secretary respectfully of Monument Hill Property Owners Association, known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration therein expressed, in the capacities therein stated and as the act and deed of the association.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 10th day of February, 2022.



Notary Public
Fayette County, Texas